

**MINUTES OF THE CITY COUNCIL MEETING
OF THE CITY OF GLENN HEIGHTS, TEXAS**

SEPTEMBER 20, 2016

STATE OF TEXAS *

COUNTIES OF DALLAS AND ELLIS *

CITY OF GLENN HEIGHTS *

On the 20th day of September, 2016, the City Council of the City of Glenn Heights met in a regular meeting at the Glenn Heights City Hall in Glenn Heights, Texas located at 1938 S. Hampton Road with the following members present:

CITY COUNCIL:

Leon Payton Tate	*	Mayor
Tony Bradley	*	Mayor Pro Tem
Sidney Davis	*	Council Member
Emma Ipaye	*	Council Member
Ron Adams	*	Council Member
Glenn George	*	Council Member

ABSENT: Harry Garrett * Council Member

STAFF:

Aretha Ferrell-Benavides	*	City Manager
David Hall	*	Managing Director
Janie Willman	*	City Secretary
Lakeita Sutton	*	Director of Finance
Eddie Burns	*	Fire Chief
Charles Brewer	*	Director of Infrastructure
Larissa Ward	*	Municipal Court Administrator
Kacye Harvey	*	Director of Organizational Development
Millicent Williams	*	Coordinator of Parks and Community Engagement
Jeremy Tennant	*	Senior Planner
Phillip Prasifka	*	Police Chief
Robert Floyd	*	Interim Financial Analyst

CONSULTANT:

Evan Fisher	*	City Attorney's Office
-------------	---	------------------------

Mayor Tate called the meeting to order at 7:00 p.m.

INVOCATION: Senior Pastor Charles C. Colbert, Sr., Greater True Vine Church of God in Christ, delivered the invocation.

PLEDGE OF ALLEGIANCE: Mayor Tate led the assembly in the Pledge of Allegiance.

PUBLIC COMMENT: There were no speakers to address the City Council.

CONSENT AGENDA

Motion by Mayor Pro Tem Bradley to approve Consent Agenda Items 1 – 8.
Councilman Adams made the second. The motion carried with the following vote:

Vote: 6 Ayes – Davis, Bradley, Ipaye, Tate, Adams, and George

1. Approve the City of Glenn Heights City Council Minutes of the August 23, 2016 Special City Council Meeting.
2. Approve the City of Glenn Heights City Council Minutes of the August 30, 2016 Special City Council Meeting.
3. Approve the City of Glenn Heights City Council Minutes of the September 6, 2016 Regular City Council Meeting.
4. Approve the City of Glenn Heights City Council Minutes of the September 13, 2016 Special City Council Meeting.
5. Acknowledge Council Report on Veterans Day Run.
6. Consider Ordinance O-13-16, an Ordinance of the City Council of the City Of Glenn Heights, Texas, Amending the Zoning Ordinance and Map of the City Of Glenn Heights, as Heretofore Amended, by Amending Existing PD-03 – Magnolia Farms Addition of the Magnolia Farms Subdivision, by Granting a Change in Zoning on Approximately 169.38 Acres of Land, Located at Uhl Road north of the 1st Phase of the Magnolia Farms Subdivision, Glenn Heights, Ellis County, Texas, (The "Property"), and Being More Particularly Described and Depicted in Exhibit "A"; Providing for the Development of Additional Subdivision Phases Containing a Total of Five Hundred and Eighty-Nine (589) Lots, Consisting of One Hundred and Fifty (150) Premier Lots Zoned SF-3 Single Family Lots, One Hundred and Fifty-One (151) Traditional Lots Zoned SF-4 Single Family Residential, Two Hundred and Eighty-Eight (288) Classic Lots Zoned SF-PH, and Five (5) Open Space Areas to be Maintained by The Homeowners' Association and / Or Public Improvement District ("PID"); Providing for the Approval of the Development Regulations Attached Hereto as Exhibit "A"; Providing a Repealing Clause; Providing a Severability Clause; Providing a Savings Clause; Providing for a Penalty of Fines Not To Exceed the Sum of Two Thousand Dollars (\$2,000.00) for Each Offense; and Providing for an Effective Date. Zoning Docket 06-16. (Second Reading)
7. Authorize the City Manager to execute an Interlocal Agreement with Dallas County Health and Human Services for inspection services of food establishments within the City's jurisdiction and for the provision of other environmental health services to

the City of Glenn Heights for a one year period beginning October 1, 2016 through September 30, 2017.

8. Update on November 8, 2016 General and Joint Elections.

AGENDA

9. Discuss and consider moving the regularly scheduled City Council Meeting from Tuesday, October 4, 2016 due to lack of quorum from attendance at the Annual Texas Municipal League Conference.

Mayor Tate introduced this agenda matter. Following deliberation, the City Council reached a consensus to meet on October 3, 2016 at 7:00 p.m.

10. Discuss and consider August 2016 Monthly Financials Report.

Finance Director Sutton introduced this agenda matter and made a formal presentation to the City Council about the August 2016 Monthly Financials Report.

11. The New Resident Welcome Guide.

City Manager Benavides introduced this agenda matter. Municipal Court Administrator Ward made a formal presentation to the City Council about the New Resident Welcome Guide. City Manager Benavides asked the City Council to email her any recommendations for changes by month end to allow the staff to include those changes prior to ordering a printing of the new Welcome Guide. Copies of the New Resident Welcome Guide were distributed to the City Council. Ms. Benavides noted the staff will place the information on the City's website as well as having paper copies for distribution.

12. Discuss and consider Texas Municipal League Intergovernmental Risk Pool Board of Trustees Election Official Ballot Selection of Candidates.

Mayor Tate introduced this agenda matter. He asked the City Council to pass its marked ballot copies to the City Manager for calculation. It was noted that one ballot will be returned by mail by September 30 based on the City Council's majority selection.

13. Discuss and consider authorizing Ellis County Reconstruction of South Hampton Road from FM 664 / Ovilla Road to the Ellis County / Dallas County line in the City of Glenn Heights.

Director of Infrastructure Brewer made an informal presentation related to this agenda matter. Mr. Brewer distributed copies of a resolution and supporting information provided by Ellis County Commissioner Butler related to this agenda matter. Mr. Brewer noted the timing of the work to be completed during this fall

season as long as weather conditions reaming about the freezing temperature. Following City Council deliberation, the City Council considered action.

Motion by Mayor Pro Tem Bradley to approve Resolution R-35-16, a Resolution of the City Council of the City of Glenn Heights, Texas, authorizing Ellis County to perform street reconstruction to S. Hampton Road (from FM 664 / Ovilla Road) to the Ellis County / Dallas County Line, appropriating up to and not to exceed \$44,500 from the 2008 Street and Drainage Certificate of Obligation Bond Fund and Providing for an Effective Date. Councilman Adams made the second. The motion carried with the following vote:

Vote: **6 Ayes** – Davis, Bradley, Ipaye, Tate, Adams, and George

14. Discuss and consider City of Glenn Heights Overtime, Leave, and Holiday Personnel Policies.

Organizational Development Director Harvey made a formal presentation on the City of Glenn Heights Overtime, Leave, and Holiday policies contained in the City of Glenn Heights Personnel Policies.

The City Council took a brief break and reconvened at 8:18 p.m. with six City Council Members in attendance.

WORKSHOP AGENDA

15. New City Hall and Public Safety Buildings.

Managing Director Hall introduced this agenda matter and made an informal presentation to the City Council about the progress of the new city hall and public safety buildings. Following deliberation, the City Council provided direction to staff including the following City Council focus points: directions for building orientation and access, making re-additions to items previously down-sized for public safety buildings, siting to avoid the land that requires additional drainage infrastructure improvements, and to allow the Architecture firm to do a conceptual design and bring it back to the City Council for consideration.

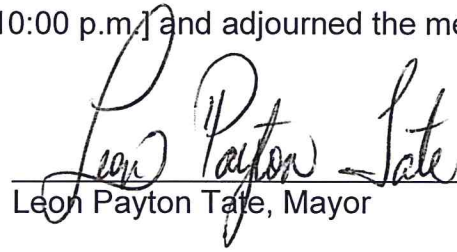
The City Council discussed a special meeting on Tuesday, September 27 at 7:00 p.m. in order to complete its work related to providing City staff and Randall Scott Architects with feedback and guidance to moving forward with the project work related to the new city hall and public safety buildings.

Councilman Adams left the City Council Meeting at 9:32 p.m.

16. Capital Improvement Program including: Roads. This item was not discussed due to the late hour.

ADJOURNMENT

Mayor Tate noted that it is past the time [10:00 p.m.] and adjourned the meeting without objection.


Leon Payton Tate, Mayor

Attest:


Juanita Willman, City Secretary

Passed and approved the 3rd day of October, 2016.